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Prepared by and return to:

Rob Stewart  
Lake City Title  
426 SW Commerce Drive, Ste 145  
Lake City, FL 32025  
(386) 758-1880  
File No 2021-4281CC

Parcel Identification No 21-4S-17-08631-109

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## WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the **5th day of February, 2021** between **Millennium Bank, a Tennessee Corporation, f/k/a Columbia Bank, a Florida Corporation**, whose post office address is **151 NW Commons Loop, Lake City, FL 32055**, of the County of Columbia, State of Florida, Grantor, to **Peter L. Lev and Joann T. Lev, Husband and Wife**, whose post office address is **468 SE Holly Terrace, Lake City, FL 32025**, of the County of Columbia, State of Florida, Grantees:

**Witnesseth**, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Columbia, Florida, to-wit:

Lot 9, of Creek Run Plantation, a subdivision according to the Plat thereof, as recorded in Plat Book 9, Pages 55 and 56, of the Public Records of Columbia County, Florida.

**Together with** all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**Subject to** taxes for 2021 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

**TO HAVE AND TO HOLD** the same in fee simple forever.

**And** Grantor hereby covenant with the Grantees that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor have hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered  
in our presence:

WITNESS

PRINT NAME: Katie Ponce

WITNESS

PRINT NAME: Courtney Anderson

Millennium Bank, a Tennessee Corporation, f/k/a  
Columbia Bank

By:

Lori Simpson  
Lori Simpson, Sr. Vice President

STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online  
notarization this 5 day of February, 2021, by Lori Simpson, as Sr. Vice President of Millennium Bank, a  
Tennessee Corporation, who is are personally known to me or has/have produced  
\_\_\_\_\_ as identification.

Signature of Notary Public

Katie Ponce  
Katie Ponce

